

Date: 8/5/04

Plan Number: TTA04-0010

Area name: SS

Type of submission: (X the appropriate one)

Pre-plat ☐ Plat ☐ Site Plan ☐ Limited Partition ☐

Technical Amendment ☒ Addressing ☐

Other (brief description) \_\_\_\_\_

Planner Cindy

Comments:



July 23, 2004

J. Lee Vause  
57 Springview Drive  
Crawfordville, FL 32327

RE: J. Lee Vause Trust Technical Amendment (TTA04-0010)  
Parcel Numbers: 41-24-20-048-000-0 & 41-24-20-055-000-0

Dear Mr. Vause:

This letter is to notify you that the J. Lee Vause Trust Technical Amendment has received final approval. Verified recording of technical amendment has been received by our office and you may now submit your plans for permit review. The technical amendment was recorded on July 9, 2004 in the Official Records of Leon County, Florida in Book 3120, Pages 2202 – 2205.

If you have any questions please do not hesitate to me at #891-7042.

Sincerely,

A handwritten signature in cursive script, appearing to read "Glenn W. Berman".

Glenn W Berman, AICP  
Land Use & Environmental Services  
Growth Management Department

cc: Smith, C. - Land Use & Environmental Services



July 8, 2004

J. Lee Vause  
57 Springview Drive  
Crawfordville, FL 32327

RE: J. Lee Vause Trust Technical Amendment (TTA04-0010)  
Parcel Numbers: 41-24-20-048-000-0 & 41-24-20-055-000-0

Dear Mr. Vause:

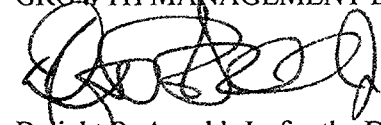
This letter is to notify you that your application for a technical amendment filed in our office on June 29, 2004 has been approved conditional upon verified recording of this approval with the Clerk of the Circuit Court of Leon County, Florida. The amendment is to adjust the property line between parcels 41-24-20-048-000-0 & 41-24-20-055-000-0, as shown in the Attachment.

This approval is intended to meet the procedural requirements of Chapter 9 of the City of Tallahassee Land Development Code only, and it does not waive any other applicable local, state, or federal regulations, nor does it constitute a "replat" of a subdivision recorded in the Public Records of Leon County, Florida. This approval is pursuant to Section 9.97(a) of the City of Tallahassee Land Development Code and is based on the following findings:

1. The parcel(s) of land identified by Tax Parcel I.D. Numbers 41-24-20-048-000-0 & 41-24-20-055-000-0 were in existence as of July 1, 1984 (enactment of the City of Tallahassee Subdivision Regulations); and
2. No additional lots nor streets are created; and
3. The parcels resulting from the technical amendment are not reduced below the minimum sizes required by applicable regulations; and
4. There is no change in the orientation of any parcel adjacent to streets; and
5. No streets are vacated; and
6. There will be no impact resulting from the proposed change which would, in the opinion of the Land Use Administrator require a public hearing before the Planning Commission.

If you have any questions please do not hesitate to contact our office at #891-7100.

Sincerely,  
GROWTH MANAGEMENT DEPARTMENT



Dwight R. Arnold, Jr. for the Director  
Land Use and Environmental Services

cc: Waters, M. - Property Appraiser's Office

---

**STATE OF FLORIDA**  
**COUNTY OF LEON**

The foregoing instrument was acknowledged before me this 8th day of July, 2004 by Dwight Arnold, Jr. signing for the Director of the City of Tallahassee Growth Management Department, who is personally known to me and who did take an oath.



Cheryl Andrews  
MY COMMISSION # CC989713 EXPIRES  
December 25, 2004  
BONDED THRU TROY FAIN INSURANCE, INC.

sign: Cheryl Andrews  
print: Cheryl Andrews

Witness: Carolyn Horsey Carolyn Horsey

Witness: Cheryl Andrews Cheryl Andrews

**Edwin G. Brown  
& Associates, Inc.**

SURVEYORS • MAPPERS • ENGINEERS

RECEIVED

JUL 8 8 2004

June 28, 2004

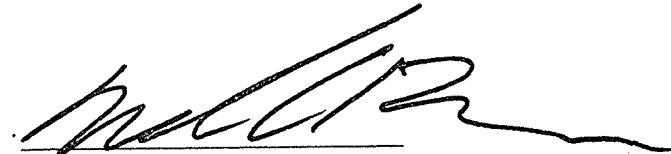
LEE VAUSE

12.23 ACRES  
VESTED LIMITED INDUSTRIAL

I hereby certify that this is a true and correct representation of the following described property and that this description substantially meets the minimum technical standard for land surveying (Chapter 61G17, Florida Administrative Code).

Commence at the Southeast corner of the Northwest Quarter of the Northeast Quarter of Section 24, Township 1 South, Range 1 West, Leon County, Florida; thence run West 370.00 feet to the POINT OF BEGINNING said point lying on the Westerly right of way of Shelfer Road; thence from said POINT OF BEGINNING continue West 674.48 feet; thence North 00 degrees 15 minutes 00 seconds West 139.29 feet; thence North 89 degrees 58 minutes 00 seconds West 280.31 feet; thence North 00 degrees 13 minutes 43 seconds East 43.35 feet; thence North 23 degrees 29 minutes 46 seconds East 405.14 feet; thence South 89 degrees 45 minutes 00 seconds East 264.05 feet; thence North 00 degrees 15 minutes 00 seconds East 251.11 feet to a point lying on the Southerly right of way of Shelfer Road said point being a point of curve to the right having a radius of 532.86; thence Southeasterly along said right of way and said curve for 838.55 feet, thru a central angle of 90 degrees 09 minutes 55 seconds, chord of said arc being South 44 degrees 39 minutes 57 seconds East 754.66 feet; thence continue along said right of way South 00 degrees 25 minutes 00 seconds West 267.58 feet to the POINT OF BEGINNING, containing 12.23 acres more or less.

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.



WADE G. BROWN  
Surveyor & Mapper  
Florida Certificate No. 5959  
(LB 6475)

04-220PSC:25152

\\LEGALSV\25152.i.wpd

**Edwin G. Brown  
& Associates, Inc.**

SURVEYORS • MAPPERS • ENGINEERS

RECEIVED

JUL 08 2004

June 28, 2004

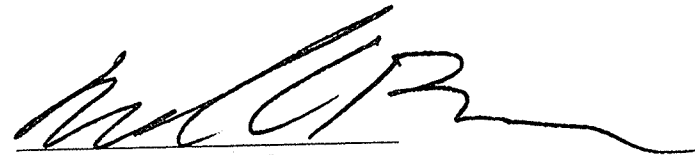
LEE VAUSE

4.77 ACRES  
VESTED COMMERCIAL

I hereby certify that this is a true and correct representation of the following described property and that this description substantially meets the minimum technical standard for land surveying (Chapter 61G17, Florida Administrative Code).

Commence at the Southeast corner of the Northwest Quarter of the Northeast Quarter of Section 24, Township 1 South, Range 1 West, Leon County, Florida; thence run West 1044.48 feet; thence North 00 degrees 15 minutes 00 seconds West 139.29 feet; thence North 89 degrees 58 minutes 00 seconds West 280.31 feet; thence North 00 degrees 13 minutes 43 seconds East 7.23 feet to the POINT OF BEGINNING; thence from said POINT OF BEGINNING run North 53 degrees 10 minutes 12 seconds West 271.42 feet to a point lying on the Easterly right of way of Crawfordville Highway (State Road Number 369); thence run along said right of way North 23 degrees 29 minutes 46 seconds East 302.98 feet; thence North 25 degrees 49 minutes 50 seconds East 243.18 feet to a point marking the intersection of said right of way with the Southerly right of way of Shelfer Road; thence run along said Southerly right of way South 89 degrees 45 minutes 00 seconds East 417.31 feet thence South 00 degrees 15 minutes 00 seconds East 251.11 feet; thence North 89 degrees 45 minutes 00 seconds West 264.05 feet; thence South 23 degrees 29 minutes 46 seconds West 405.14 feet; thence South 00 degrees 13 minutes 43 seconds West 36.12 feet to the POINT OF BEGINNING, containing 4.77 acres more or less.

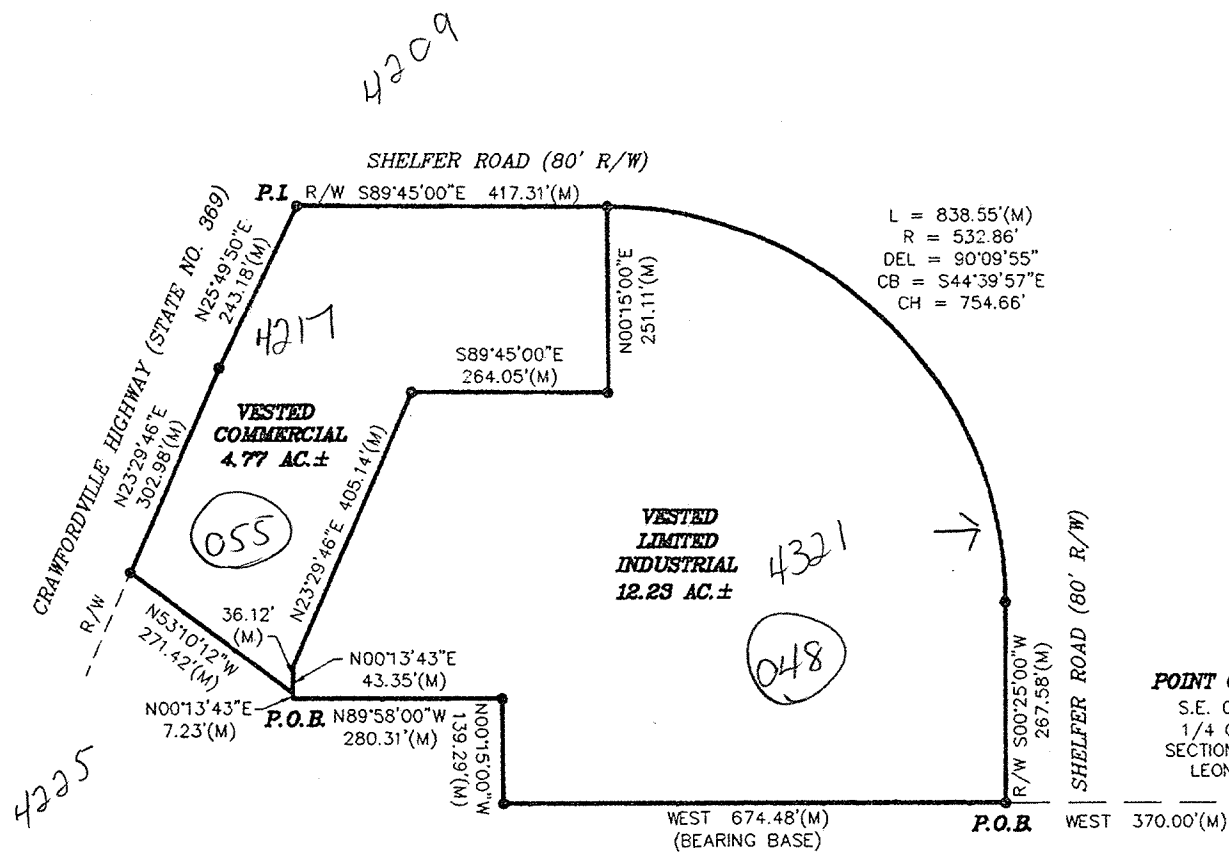
The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.



WADE G. BROWN  
Surveyor & Mapper  
Florida Certificate No. 5959  
(LB 6475)

04-220PSC:25152

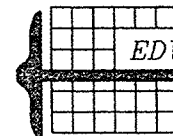
I:\LEGALS\25152.c.wpd



**POINT OF COMMENCEMENT**  
S.E. CORNER OF THE N.W.  
1/4 OF THE N.E. 1/4 OF  
SECTION 24, T-1-S, R-1-W,  
LEON COUNTY, FLORIDA

#### LEGEND

FND - FOUND  
C.M. - CONCRETE MONUMENT  
P.O.B. - POINT OF BEGINNING  
SRB - SET 5/8" RE-BAR #475  
D - DEED  
M - MEASURED  
P - RECORDED PLAT  
R/W - RIGHT OF WAY  
R - RADIUS  
DEL - DELTA  
CD - CHORD  
L - ARC LENGTH  
C - CALCULATED  
R/C - ROD AND CAP  
I.P. - IRON PIPE  
P.C. - POINT OF CURVE  
C.L. - CENTER LINE  
C.O.T. - CITY OF TALLAHASSEE  
PI - POINT OF INTERSECTION  
S.P.C. - ST. JOE PAPER COMPANY



**EDWIN BROWN & ASSOCIATES**

SURVEYORS \* MAPPERS \* ENGINEERS  
(850) 926-3016 888-433-4436 FAX (850) 926-8100  
P.O. Box 625 2813 Crawfordville Hwy. Crawfordville, FL 32328

I hereby certify that this is a true and correct representation of the property shown hereon and that this survey substantially meets the minimum technical standards for land surveying (Chapter 61G17, Florida Administrative Code.)

The undersigned surveyor has not been provided a current title opinion or abstract of matters affecting title or boundary to the subject property. It is possible there are deeds of records, unrecorded deeds, easements or other instruments which could affect the boundaries.

*Wade G. Brown*  
WADE G. BROWN  
Surveyor & Mapper  
Florida Certificate No. 5959  
(LB 6475)

**THIS IS NOT A BOUNDARY SURVEY**

SKETCH OF PROPERTY PREPARED FOR			
LEE VAUSE			
PREPARED BY			
EDWIN G BROWN AND ASSOCIATES, INC.			
2615 CRAWFORDVILLE HWY. P.O. BOX 625 CRAWFORDVILLE FL 32328 (850) 926-3016			
DATE		DRAWN BY: TW	CHECKED BY: SNM
REVISION		SCALE: 1"=200'	CHECKED BY: WGB
		DATE: JUNE 28, 2004	
		JOB NUMBER	PSC#
		04-220	25152

RECEIVED

JUL 18 2004